

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
CLAY ROAD HOMEOWNERS ASSOCIATION, INC.

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

CLAY ROAD HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation, files this Property Owners Association Management Certificate, pursuant to §209.004 of the Texas Property Code, to supersede all prior Management Certificates, as follows:

- (1) the name of the Subdivision is Cypress Meadows;
- (2) the name of the Association is Clay Road Homeowners Association, Inc.;
- (3) the Subdivision is recorded in the Map and Plat Records of Harris County, Texas, as follows:
 - (a) Cypress Meadow, Section One, under Clerk's File No. G174451;
 - (b) Cypress Meadow Section Two, under Clerk's File No. H089088;
 - (c) Cypress Meadow Section Three, under Clerk's File No. H832116;
- (4) the Declarations and any amendments thereto, are recorded in the Real Property Records of Harris County, Texas, as follows:
 - (a) Declaration of Covenants, Conditions and Restrictions, under Clerk's File No. G412196;
 - (b) Amended Declaration of Covenants, Conditions and Restrictions Cypress Meadow, Section One (1), under Clerk's File No. G969837;
 - (c) Declaration of Covenants, Conditions and Restrictions Cypress Meadow, Section Two (2), under Clerk's File No. H407152;
 - (d) Certificate of Corporate Resolutions of Clay Road Homeowner's Association, Inc. Annexing Cypress Meadow, Section Three (3), under Clerk's File No. H842958;
 - (e) Declaration of Covenants, Conditions and Restrictions Cypress Meadow, Section Three (3), under Clerk's File No. H842959;

(5) the name and mailing address of the Association is:

- (a) Clay Road Homeowners Association, Inc., c/o Montage Community Services, LLC, 7002 Riverbrook Drive, Suite 400, Sugarland, Texas 77479;

(6) the name, mailing address, telephone number, and email address of the Association's Designated Representative is:

- (a) Montage Community Services, LLC, 7002 Riverbrook Drive, Suite 400, Sugarland, Texas 77479;
- (b) (281) 232-7659;
- (c) info@montagecs.com;

(7) The Association's website address is: https://frontsteps.cloud/CaliberWeb2_MCS;

(8) The following fees are charged by the Association relating to a property transfer in the Subdivision:

- (a) Resale Certificate Fee - \$225.00;
- (b) Transfer of Accounts Fee - \$225.00;
- (c) Refinance Statement of Account - \$75.00;

(9) Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as to perform a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision or Association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

SIGNED THIS 31 DAY OF August, 2021.

By: Susan RM, on behalf of
Montage Community Services, LLC, Managing Agent for
Clay Road Homeowners Association, Inc.

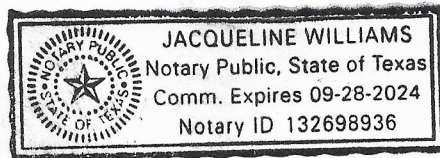
Susan R Martinez
Print Name

STATE OF TEXAS §
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BEFORE ME, the undersigned authority, on this day personally appeared Susan Martinez, of Montage Community Services, LLC, Managing Agent for Clay Road Homeowners Association, Inc., and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.

Given under my hand and seal of office this the 31 day of August, 2021.

Jacqueline Williams
Notary Public, State of Texas



E-RECORDED BY:
HOLT & YOUNG, P.C.
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Houston, Texas 77024